

Docket Item #3  
BAR CASE #2005-0058

BAR Meeting  
April 6, 2005

**ISSUE:** Rear yard porch

**APPLICANT:** Ivy Whitlatch

**LOCATION:** 700 Chetworth Place

**ZONE:** RB/Residential

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**STAFF RECOMMENDATION:**

Staff recommends approval of the application as submitted.

**I. ISSUE:**

The applicant is requesting re-approval of a certificate of appropriateness for the replacement of a metal rear porch roof with a new wood gable roof cover supported by 4x posts with asphalt shingles and a new wood railing. The porch roof is approximately 17.5' wide and 10' in height. The wood railing will have 2x pickets.

**II. HISTORY:**

700 Chetworth Place is a two story brick residential rowhouse that was constructed ca. 1939 as part of Fagelson's Addition.

**III. ANALYSIS:**

Proposed porch reapproval complies with zoning ordinance requirements and comments indicated in zoning staff's previous comments.

The new rear porch was originally approved on Consent Calendar in 1996 (BAR Case #96-0279, 12/18/96) along with a wood fence and garden shed. While the fence and garden shed have been constructed, the replacement porch was not and the validity of the Certificate of Appropriateness has expired. The Board re-approved the rear porch in 2001 (BAR Case #2000-0121, 6/21/00), but the validity of that Certificate has also lapsed. This application seeks re-approval for the rear porch.

The applicant is again seeking approval of a rear porch. Staff has no objections to the re-approval design and again recommends approval of the application as submitted.

**IV. STAFF RECOMMENDATION:**

Staff recommends approval of the application as submitted.

## CITY DEPARTMENT COMMENTS

Legend: C - code requirement R - recommendation S - suggestion F - finding

### Code Enforcement:

- C-1 New construction must comply with the current edition of the Uniform Statewide Building Code (USBC).
- C-2 Alterations to the existing structure must comply with the current edition of the Uniform Statewide Building Code (USBC).
- C-3 Construction permits are required for this project. Plans shall accompany the permit application that fully detail the construction as well as layouts and schematics of the mechanical, electrical, and plumbing systems.

### Historic Alexandria:

No comment.